

**3265 TRIPOLI BOULEVARD, Punta Gorda, FL, 33950**

Single Family Home

Bedroom: 3

Bathroom: 2 Full / 0 Half

Square feet: 2342 A/C & 3303.00 Total

Neighborhood: Burnt Store Isles, BSI Waterfront, Punta Gorda

Lot Dim: 85 x 120 x 80 x 120

Prior Taxes: \$ 7,587

Water View: Canal

Year Built: 2001

MLS: C7491232

Listed By: RE/MAX HARBOR REALTY

**WATERFRONT HOME IN BSI W/EXTENDED DOCK, LIFT & SAIL ACCESS TO CHARLOTTE HARBOR!** Find your home in paradise at this lovely, 3 bed/2 bath + den, waterfront home in Burnt Store Isles. Located on a wide canal, this home has

everything you need to start living your Florida dream. Inside, the home features a spacious, open floor plan w/formal living room, dining room & separate family room. Den/office is nestled just off the living room. Den features double French doors & a built-in desk. Home enjoys lots of natural light w/walls of sliding glass doors & large windows. The kitchen offers solid surface counters, a breakfast bar, closet pantry & stainless steel appliances. Kitchen opens to the family room & adjacent breakfast area. Zero-corner sliding glass doors open from the living room/breakfast area extending the living space out onto the lanai. Architectural details include high ceilings, crown molding, tile flooring throughout the main living areas, in-wall speaker system/intercom, tray ceiling in living room & master bedroom plus arched entryways & windows. The split bedroom layout boasts a private master suite w/walk-out access to the lanai, pool & canal views plus two large walk-in closets & a spa-like master bath. Two generously-sized guest rooms share the guest bath. Pocket door separates the two guest rooms from the main living area providing privacy. Outside, the lanai features an in-ground, heated pool w/attached spa & PLENTY of room for outdoor entertaining. Relax in the shade of the covered lanai or soak up some Florida sun lounging poolside. Lanai also has a summer kitchen w/bar refrigerator & prep sink. The extended concrete dock w/10,000 lb boat lift is located just steps from the back door. Set off on your latest adventure from your private dock & start enjoying some of the best fishing & boating SW Florida has to offer directly from your backyard. Water & electric hook-ups are available dockside. Other amenities include HURRICANE PROTECTION w/mix of impact windows & shutters, attached oversized 2.5-car garage & water softener. Lush, tropical landscaping surrounds the home including two royal palms in the front yard. Burnt Store Isles is a deed-restricted, waterfront & golf community w/a voluntary HOA. HOA & resident-only boat club host social events & community activities throughout the year. Enjoy easy & quick access to both US-41 & I-75. Close to shopping & restaurants w/Burnt Store Marketplace plaza located at one of the entrances to BSI. Make a quick task of running your errands with Publix & Home Depot nearby. It's time to own a piece of paradise. Make an appointment today. Bedroom Closet Type: Walk-in Closet (Primary Bedroom).